

PROPERTY LOCATION

No	Alt No	Direction/Street/City
48	-50	ADAMS ST, ARLINGTON

OWNERSHIP

Owner 1:	FRITSCH HOLGER &		
Owner 2:	FRITSCH KRISTEN		
Owner 3:			
Street 1:	50 ADAMS STREET		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	LAWLESS GERARD P & JOHN F & -		
Owner 2:	HARRINGTON DANIELLE M & -		
Street 1:	108 RED HOUSE ROAD		
Twn/City:	FRANCESTOWN		
St/Prov:	NH	Cntry	
Postal:	03043		

NARRATIVE DESCRIPTION

This parcel contains .114 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Wood Shingle Exterior and 2795 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA: 0.11364	Total SF/SM: 4950	Parcel LUC: 104	Two Family	Prime NB Desc	ARLINGTON	Total: 454,802	Spl Credit	Total: 454,800
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

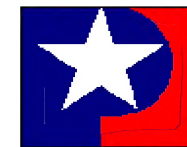
Total Card /

Total Parcel

983,100

983,100

983,100



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	21826
	Prior Id # 2:	
	Prior Id # 3:	
5	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
8	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	4950.000	523,100	5,200	454,800	983,100		21826
							GIS Ref
							GIS Ref
Total Card	0.114	523,100	5,200	454,800	983,100	Entered Lot Size	
Total Parcel	0.114	523,100	5,200	454,800	983,100	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		351.74	/Parcel: 351.74	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	523,100	5200	4,950.	454,800	983,100		Year end	12/23/2021
2021	104	FV	499,200	5200	4,950.	454,800	959,200		Year End Roll	12/10/2020
2020	104	FV	499,400	5200	4,950.	454,800	959,400	959,400	Year End Roll	12/18/2019
2019	104	FV	388,500	5200	4,950.	483,200	876,900	876,900	Year End Roll	1/3/2019
2018	104	FV	388,500	5200	4,950.	352,500	746,200	746,200	Year End Roll	12/20/2017
2017	104	FV	364,500	4700	4,950.	307,000	676,200	676,200	Year End Roll	1/3/2017
2016	104	FV	364,500	4700	4,950.	261,500	630,700	630,700	Year End	1/4/2016
2015	104	FV	324,900	4700	4,950.	255,800	585,400	585,400	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
10/7/2017	MEAS&NOTICE	HS	Hanne S
3/26/2009	Measured	197	PATRIOT
10/31/2000	Hearing Chag	201	PATRIOT
3/10/2000	Inspected	264	PATRIOT
2/17/2000	Measured	268	PATRIOT
11/1/1981		CM	

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

Sign:

VERIFICATION OF VISIT NOT DATA

